

Local Market Update – March 2026

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

Pittsfield

Single-Family Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	32	31	- 3.1%	72	83	+ 15.3%
Closed Sales	20	32	+ 60.0%	71	72	+ 1.4%
Median Sales Price*	\$342,500	\$341,000	- 0.4%	\$294,000	\$337,450	+ 14.8%
Inventory of Homes for Sale	53	61	+ 15.1%	--	--	--
Months Supply of Inventory	1.7	1.9	+ 11.8%	--	--	--
Cumulative Days on Market Until Sale	77	115	+ 49.4%	77	94	+ 22.1%
Percent of Original List Price Received*	95.4%	96.1%	+ 0.7%	95.5%	96.3%	+ 0.8%
New Listings	37	31	- 16.2%	92	93	+ 1.1%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

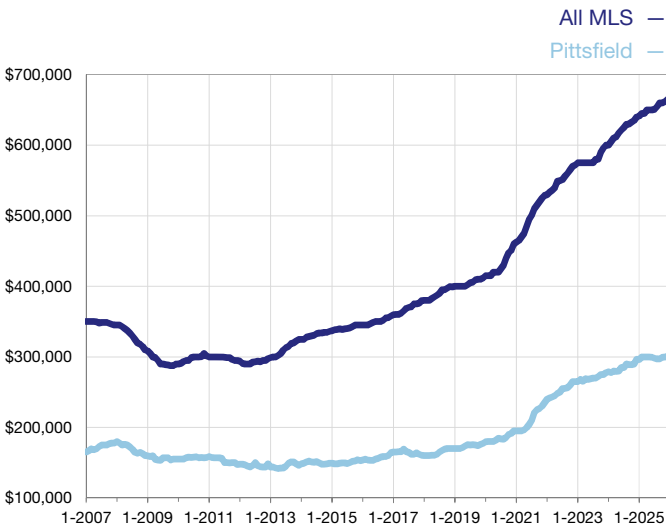
Condominium Properties

Key Metrics	March			Year to Date		
	2025	2026	+ / -	2025	2026	+ / -
Pending Sales	4	4	0.0%	9	9	0.0%
Closed Sales	4	3	- 25.0%	7	8	+ 14.3%
Median Sales Price*	\$439,500	\$235,000	- 46.5%	\$234,000	\$254,950	+ 9.0%
Inventory of Homes for Sale	9	9	0.0%	--	--	--
Months Supply of Inventory	2.6	2.6	0.0%	--	--	--
Cumulative Days on Market Until Sale	141	145	+ 2.8%	128	150	+ 17.2%
Percent of Original List Price Received*	93.4%	91.3%	- 2.2%	91.8%	91.2%	- 0.7%
New Listings	2	4	+ 100.0%	10	10	0.0%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties

Rolling 12-Month Calculation



Median Sales Price – Condominium Properties

Rolling 12-Month Calculation

